

40,270+/- Sq. Ft. Commercial Lot, Potentially Developable Land for Sale in Pocasset, Cape Cod



FOR SALE!

Contact **Kevin Pepe** at Commercial Realty Advisors at 508-862-9000 ext 105 and kpepe@comrealty.net

Property Summary:

- 6 Forest Park Drive is a potentially developable commercial lot located off a major North-South Cape Cod Highway with close proximity to Bourne Bridge and easy access to US Routes 195, 495, 3 and 6
- Access to Forest Park Drive between 568 & 570 MacArthur Blvd
- Adjacent Lot (4 Forest Park Drive) is also available for sale

For Sale at
\$399,000



6 Forest Park Drive, Bourne, MA 02559

Property Location Map



6 Forest Park Drive, Bourne, MA 02559

Property View



Commercial Realty Advisors' Disclaimer

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6 Forest Park Drive, Bourne, MA 02559

Property Summary:

6 Forest Park Drive is a potentially developable commercial lot located off a major North-South Cape Cod Highway with close proximity to Bourne Bridge and easy access to US Routes 195, 495, 3 and 6. The traffic count on MacArthur Blvd (2014 AA DT) is 33,800. This lot is 40,270+/- Sq. Ft. and potentially buildable. Access to Forest Park Drive between 568 & 570 MacArthur Blvd.

Adjacent Lot (4 Forest Park Drive) is also available for sale.

Title: Barnstable County Registry of Deeds: Book 30277, Page 31

Zoning: B2 (Business 2) by the Town of Bourne

Parcel ID: 39.0-77-5

2021 Taxes: \$3,595

2021 Assessed Value: \$322,600



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